THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT WITH ADDITIONAL CHARGE OF THE MINISTER OF STATE IN THE MINISTRY OF WATER RESOURCES (SHRI P. K. THUNGON): (a) and (b) The Public Works Department (Circle No. 1) of Government of National Capital Territory of Delhi has reported that 166 allottees of Government quarters, Gulabi Bagh, have unauthorisedly constructed rooms below the balconies. Some of them have projected the rooms even beyond the balcony.

(c) It is reported that notices for such unauthorised constructions are being issued.

Allotment of flats by DDA SC/ST candidates under 'Dr. Ambedkar Awas Yojana

3451. SHRI ANAND PRAKASH GAUTAM: Will the Minister of URBAN DEVELOPMENT be pleased to state:

(a) whether it is a fact that some flats have been allotted to Scheduled Cast candidates by Delhi Development Authority in Janta, LIG, MIG, categories under Dr. Ambedkar Awas Yojana, if so, the details thereof;

(b) whether the cost of flats under "Ambedkar Avas Yojana" has been raised, if so, how much and what is the percentage increase with reference to cost proposed at the time of submission of application form, in each category;

(c) whether DDA is permitting to the allottees belonging to SC/ST for payment of so high amount of the flats on hire purchase instead cash down, if so, the number of cases in which permission accorded for payment on hire purchase in place of cash down, and if not, the reasons thereof; and

(d) whether DDA or any other Government agency has arranged sufficient money to provide loans to SC/ST allottees for purchase of these flats on cash down basis, i so, names of such agencies and upto what extent loan would be provided and how a Group 'D' employee can purchase a flat?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT WITH ADDITIONAL CHARGE OF THE MINISTER OF STATE IN THE MINISTRY OF WATER RESOURCES (SHRI P. K. THUNGON): (a) According to DDA the following number of allotment of flats, category-wise, have been made to the registrants under Ambedkar Avas Yojana:—

Janata	867
LIG	444
MIG	NIL

(matter is subjudice)

(b) DDA has not raised the cost of flats under Ambedkar Awas Yojana. Disposal prices of flats is worked out on their completion on the basis of actual expenditure and anticipated liabilities on "No Profit No Loss" basis.

(c) No, Sir. The Authority has imposed a complete ban on change of mode of payment from cash down to hire purchase.

(d) DDA does not provide any loan facilities for purchase of flats. However, Government agencies such as LIC and GIC and others such as HDFC are providing loan facilities for purchase of flats.

Housing Shortage

3452. SHRI KAMAL MORARKA: Will the Minister of URBAN DEVELOPMENT be pleased to state:

(a) whether it is a fact that India is facing a colossal housing shortage with millions of its people living in slums and squatter settlements;

(b) if so, what is the estimated shortfall of housing units and what is estimated number thereof by the turn of the century; and

(c) what contingency plans are contemplated to meet this grave situation?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT WITH ADDITIONAL CHARGE OF THE MINISTER OF STATE IN THE MINISTRY OF WATER RESOURCES (SHRI P. K. THUNGON): (a) It is estimated that about 488 lakh people were living in slums and squatter Settlements in the country in 1990.

(b) Based on 1971 and 1981 census data the National Building Organisation has estimated the housing shortage be of the order of 33 million units on the 1st March, 1993. The housing shortage in India by the turn of the country, i.e. on the 1st March, 2001, is estimated to be 41 million units.

(c) Housing being a State subject, it is primarily the responsibility of State Governments to take steps to remedy the situation of housing shortage.

The National Housing Policy lays down various steps which would be needed to be taken by at Central, State and Municipal level to accelerate the pace of house construction. These include:—

(i) removal of legal and other constraints;

(ii) increasing the inflow of housing finance;

(iii) stepping up the supply of developed land, infrastructural service, cost effective technology and building materials, etc.; and

(iv) formulation and implementation of time bound Action Plans by State Governments with the guidance of Central Government.

संपदा निदेशालय के अधिकारियों तथा प्रोपर्टी डीलरों के बीच मिलीभगत होना

3453. **श्री राम सिंह राठवा** : क्या शहरी विकास मंत्री यह बताने की कृपा करेंगे कि :

(क) क्या सरकार को इस बात की जानकारी है कि सम्पदा निदेशालय के अधिकारियों तथा प्रोपर्टी डीलरों के बीच मिलीभगत है ;

(ख) यदि हां, तो उस पर सरकार की प्रतिक्रिया क्या है ;

(ग) क्या सरकार ने इस मामले में अपने स्तर पर जांच की है ;

(घ) यदि हां, तो उसका ब्यौरा क्या है; और

(ङ) सरकार ने इस संबंध में क्या कार्रवाई की है ?

शहरी विकास मंत्रालय में राज्य मंत्री और जल संसाधन मंत्रालय में राज्य मंत्री का अतिरिक्त प्रभार (श्री पी० के० थुंगन) : (क) केन्द्रीय सरकारी क्लर्क यूनियन से एक शिकायत मिली थी, जिसमें प्रापर्टी डीलरों द्वारा सम्पदा निदेशालय के कर्मचारियों की मिलीभगत से सम्पदा निदेशालय के परिसरों का उपयोग करके कथित अवांछित गतिविधियों का जिक्र था।

(ख) से (ङ) शिकायत में उल्लिखित अवांछित गतिविधियों से संबंधित सूचना नितान्त सामान्य प्रकार की थी अतः कोई जांच सम्भव नहीं थी, फिर भी परिसरों के दुरुपयोग/उपकिरायेदारी की निदेशालय द्वारा समय-समय पर जांच की जाती है और दोषी कर्मचारियों को नियमों के अनुसार दण्डित किया जाता है।

Illegal encroachment at Manakpura

3454. SHRI A. NALLASIVAN: Will the Minister of URBAN DEVELOPMENT be pleased to state:

(a) whether it is a fact that there has been illegal encroachment on public land at Manakpura; and

(b) if so, the details thereof and what steps have been taken by Government in this regard?